



CITY OF GLENDALE, CALIFORNIA

Community Development
Planning

633 E. Broadway, Suite 103
Glendale, CA 91206-4311
Tel. (818) 548-2140 Fax (818) 240-0392
glendaleca.gov

May 11, 2020

Applicant:

Ani Mnatsakanian
409 Irving Drive
Burbank, CA 91504

**RE: 1714 VICTORY BOULEVARD
ADMINISTRATIVE USE PERMIT CASE NO. PAUP 1923359
(Kalinka Russian Cuisine)**

The Director of Community Development will render a final decision on or after May 20, 2020, for the following project:

Project proposal: An application for an Administrative Use Permit (AUP) to allow the on-site sales, service and consumption of a full line of alcohol at an existing full-service restaurant (expansion from beer and wine to full alcohol).

STAFF RECOMMENDATION: APPROVE WITH CONDITIONS

DRAFT CONDITIONS OF APPROVAL

1. That the development shall be in substantial accord with the plans submitted with the application except for any modifications as may be required to meet specific code standards or other conditions stipulated herein to the satisfaction of the Director of Community Development.
2. That all necessary licenses, approvals, and permits as required from Federal, State, County or City authorities including the City Clerk shall be obtained and kept current at all times.
3. That sufficient measures shall be enforced to effectively eliminate interior and exterior loitering, parking congestion, disturbing noise, disturbing light, loud conversation, and criminal activities.
4. That at all times when the premises are open for business, the service of any alcoholic beverage shall be made only in the areas designated with an ABC license. Consumption of alcoholic beverages will only be on those same licensed areas.
5. That the sales, service or consumption of alcoholic beverages shall be permitted only between the hours of 11:00 am to 10:00 pm Sunday through Thursday, and 11:00 am to 11:00 pm Friday and Saturday.
6. That the restaurant shall remain open to the public during business hours. If the establishment has a private party during normal business hours, the restaurant still needs to remain open for business to regular customers.

7. That the proprietor and his/her employees shall make an active and conscientious effort to keep customers and employees from trespassing on other nearby properties or otherwise making disturbances in the area.
8. That no patrons of the restaurant shall be allowed to bring into the establishment any alcoholic beverage that was purchased from outside of the restaurant, unless the restaurant has an established corkage policy allowing and regulating such.
9. That there shall be no video machine(s) maintained upon the premises.
10. That no live entertainment is permitted without a "Live Entertainment Permit". No karaoke, no bikini activities or events, no lingerie activities or events, no swimwear activities or events, nor any similar activities or events be allowed where partial clothing of male or female entertainment is provided.
11. That music or noise shall be contained within the edifice of the establishment. The business shall comply with all state and local laws and ordinances concerning excessive noise and disturbing the peace.
12. That the front and back doors of the restaurant shall be kept closed at all times while the location is open for business, except in case of emergency.
13. That the establishment (restaurant) that primarily provides for the on-premises sale, serving and consumption of alcoholic beverages and that derives more than fifty (50) percent of gross revenues from the sale of alcoholic beverages is by definition of the code a "tavern" and requires approval of a separate Conditional Use Permit. Taverns include bars, pubs, cocktail lounges and similar establishments.
14. That the sale of alcohol for consumption off the premises is strictly prohibited.
15. That the restaurant shall adhere to the City's Fresh Air Ordinance, Title 15, Chapter 8.52 of the Glendale Municipal Code.
16. That the restaurant shall be operated in full accord with applicable State, County, and local laws.
17. That access to the premises shall be made available to all City of Glendale Planning and Neighborhood Services Divisions, Police Department, and Fire Department staff upon request for the purpose of verifying compliance with all laws and conditions of this approval.
18. That a Business Registration Certificate be applied for and issued for a full service restaurant with sales, service and consumption of alcoholic beverages, subject to the findings and conditions outlined in this decision letter.

PROJECT BACKGROUND

Previous Permits for the Site:

On July 26, 1971 the first Certificate of Use and Occupancy (No. 7667) was issued for "O. E. Wickersham & Rosellen Wickersham", a restaurant located at 1714 Victory Boulevard.

On September 25, 1972, the Zoning Administrator granted Conditional Use Permit Case No.

5513-CU with conditions to serve beer and wine with meals at a restaurant located at 1714 Victory Boulevard. This permit expired on September 30, 1974.

On March 7, 1975, the Zoning Administrator approved Conditional Use Permit Case No. 5882-CU with conditions to serve beer and wine in a restaurant located at 1710, 1712 & 1714 Victory Boulevard. This permit expired on March 1, 1978.

On July 22, 1976, the Zoning Administrator approved Conditional Use Permit Case No. 6086-CU with conditions to serve beer and wine in conjunction with an existing restaurant located at 1714 Victory Boulevard. This permit expired on August 1, 1979.

On September 14, 1979, the Zoning Administrator granted Conditional Use Permit Case No. 6843-CU with conditions to serve beer and wine in connection with an existing restaurant located within 200-feet of a residential zone at 1714 Victory Boulevard. This permit expired on September 1, 1983.

On December 30, 1983, the Zoning Administrator granted Conditional Use Permit Case No. 7533-CU (renewal) to allow the serving of beer and wine with meals at an existing restaurant located within 200 feet of a residential zone at 1714 Victory Boulevard. This permit terminated upon change in management/ownership of the business.

On November 10, 1993, the Zoning Hearing Officer granted Setback Variance Case No. 9160-S to maintain and improve an existing trash enclosure projecting 10 feet into the setback area extending 50 feet back from the center line of Western Avenue as established by Ordinance No. 2721, where no structure is to be located within such setback area in the C3 Commercial Service Zone, at 1702-1716 Victory Boulevard.

On May 21, 2019, Business Registration Certificate No. 03314919 was issued "KALINKA", a full-service restaurant located at 1714 Victory Boulevard. This permit will expire on May 20, 2020.

Related Concurrent Permit Application(s): There are no other related concurrent permit applications.

Environmental Determination: The project is exempt from CEQA review as a Class 1 "Existing Facilities" exemption pursuant to State CEQA Guidelines Section 15301 because this application is for an existing full-service restaurant requesting to sell a full line of alcohol beverages for on-site sales, service and consumption. No added floor area is proposed.

General Plan: Community Services

Zone: C3 (Commercial Service) Zone

Description of Existing Property and Uses: The existing full-service restaurant is located in a 1,714 square-foot commercial tenant space, addressed as 1714 Victory Boulevard. The subject tenant space is one of eight tenant spaces within this commercial center. The commercial center is located on the northwest corner of Victory Boulevard and Western Avenue. Currently, there are 35 on-site parking spaces. The properties to the south and west are single-family homes, to the north (across Victory Blvd.) is an office building, and to the east (diagonally across the street from the subject property) is a gas station.

Neighboring Zones and uses

Direction:	Zone	Existing Land Use
North	C3 – Commercial Service Zone	Office building (across Victory Blvd.)

South	R1 – Low Density Residential Zone	Single-family homes
East	C3 – Commercial Service Zone	Gas station (diagonally across the street from the subject property)
West	R1 – Low Density Residential Zone	Single-family homes
Project Site	C3 – Commercial Service Zone	One-story multi-tenant commercial building

COMMENTS FROM OTHER CITY DEPARTMENTS: No major concerns were received from the various city divisions/departments. Conditions have been received from the Police Department to ensure that any potential negative impact will be appropriately mitigated. These conditions will be made part of the application if the AUP is approved.

PROJECT ANALYSIS

The subject site is located within the C3 (Commercial Service) Zone. The Land Use Element of the Glendale General Plan designates the subject site as Community Services. Restaurant land uses, such as a full-service restaurant, generally offer a complementary element to surrounding uses. Full-service restaurants are a permitted use in the C3 – Commercial Service Zone; however, the sale, service, and consumption of a full line of alcohol beverages are subject to the approval of an Administrative Use Permit. The subject site is in a commercial area along Victory Boulevard, which is identified as a Minor Arterial in the Circulation Element. A full-service restaurant is a suitable use along a Minor Arterial. The subject use shall be required to comply with the City's Noise Ordinance (Chapter 8.36 Noise Control) and, as such, will be consistent with the Noise Element. No other elements of the General Plan, including the Open Space, Recreation and Housing Element will be impacted as a result of the existing full-service restaurant providing the on-site sales, service and consumption of a full line of alcohol beverages (expansion from beer and wine to full alcohol). Therefore, the proposed use is in keeping with the various elements and objectives of the General Plan.

Kalinka Russian Cuisine is located in a one-story building constructed in 1965. A restaurant has been in operation at this location since 1971 (49 years). The subject tenant is adjacent to one other tenant, a full-service restaurant, in a building of eight tenants. The subject site is located on the northwest corner of Victory Boulevard and Western Avenue. The immediate vicinity of the subject site, along Victory Boulevard, is developed with a variety of commercial uses that includes retail, office, and restaurant uses. The subject tenant space is located at the north portion of the commercial center, facing Victory Boulevard. Approval of the administrative use permit will not adversely impact nearby uses, nor impede the development of surrounding properties since these properties are already developed. No changes are proposed to the existing on-site building or site plan. The commercial building is oriented towards Victory Boulevard and Western Avenue. Vehicle access is both from Victory Boulevard and Western Avenue. As such, negative impacts to the residents located to the south and west are not anticipated with the existing restaurant.

The site is legal non-conforming as to the number of on-site parking spaces; however, the 35 parking spaces have proven to be adequate for the restaurant and other businesses in the commercial center. No floor area will be added, so the need for additional parking spaces is not required. The premises are kept clean and well-maintained. The restaurant complements the eclectic mix of goods and services offered in this commercial district.

Kalinka Russian Cuisine is located in Census Tract No. 3016.02. This census tract allows for three on-sale establishments. Kalinka is the only on-sale establishment in this tract. According to the City's Part 1 crime statistics in 2019, there were 104 crimes reported in this census tract, which is 40% below the city-wide average of 167 crimes. Within the last calendar year, there were no calls for police service at this location that required a report to be taken.

The approval of the AUP for on-site sales, service and consumption of a full line of alcoholic beverages in conjunction with a full-service restaurant at this location will not be detrimental to the safety and public welfare of the neighborhood in general. There is one public facility within the immediate area of the subject site, Benjamin Franklin Elementary School, located at 1610 Lake Street (about 0.3 miles east). This facility is located within a residential neighborhood and does not front Victory Boulevard, which is a commercial thoroughfare. While this public institution is located nearby, the low-intensity nature of the on-site consumption of a full line of alcoholic beverages would not negatively impact these facilities in the way that other establishments like a tavern, bar, or nightclub would.

Overall, the applicant's desire to allow the sales, service, and consumption of a full line of alcoholic beverages at Kalinka Russian Cuisine is supportable based on the facts surrounding this application and the findings.

DRAFT FINDINGS

A. That the proposed use will be consistent with the various elements and objectives of the general plan.

The sales, service, and consumption of a full-line of alcoholic beverages at the existing full-service restaurant will be consistent with the various elements and objectives of the general plan. The subject site is located in the Community Services land use designation, which is designed to provide community services. Full-service restaurants are permitted uses within the C3 (Commercial Service) Zone, and therefore, consistent with the land use designations. The on-site sales, service, and consumption of a full line of alcoholic beverages is intended to supplement the full-service restaurant and not change the existing nature of the business.

The existing use is consistent with the Circulation Element. Victory Boulevard is classified as a Minor Arterial with neighborhood, community and regional commercial as types of predominate use characteristics of frontage property. Providing such services along a minor thoroughfare that is conveniently located is in keeping with the city's policies to reduce automobile trips and encourage walkability.

B. That the use and its associated structures and facilities will not be detrimental to the public health or safety, the general welfare, or the environment.

The use and its associated structures and facilities will not be detrimental to the public health or safety, the general welfare, or the environment. It is anticipated that the on-site sale of a full line of alcoholic beverages at Kalinka Russian Cuisine will not have a detrimental effect on the community or adversely conflict with the community's normal development. A full-service restaurant has operated at this location for over 49 years without adverse impacts to the neighborhood. The sales, service, and consumption of a full line of alcoholic beverages is intended to enhance the dining experience and the use of the building, parking, and customer service hours will continue in the same manner. The Glendale Police Department (GPD) noted that there were no calls for service for this establishment in the last calendar year.

C. That the use and facilities will not adversely affect or conflict with adjacent uses or impede the normal development of surrounding property.

It is not anticipated that the applicant's request to allow the sales, service and consumption of a full line of alcoholic beverages at an existing full-service restaurant (which is currently selling beer and wine) will adversely affect or conflict with adjacent uses or impede with the community's normal development. A restaurant has operated at this location without any major incident in the past. The restaurant will be open seven days a week. The restaurant's hours of operation are from 11:00 am to 10:00 pm Sunday through Thursday and 11:00 am to 11:00 pm Friday and Saturday. With the attached conditions of approval, the request to allow the sales, service and consumption of a full line of alcoholic beverages at an existing full-service restaurant for on-site consumption is not anticipated to adversely conflict with surrounding properties.

There is one public facility within the immediate area of the subject site, Benjamin Franklin Elementary School, located at 1610 Lake Street (about 0.3 miles east). While this public facility is located nearby, the applicant's request will not impede the operation of or conflict with such uses. The low-intensity nature of the on-site consumption of alcoholic beverages would not negatively impact this facility in the way that other establishments like a tavern, bar, or nightclub would. The sales, service, and consumption of a full line of alcoholic beverages should not impact the residential uses in the vicinity due to the residential uses being situated such that they are located on a separate block and do not immediately face the subject tenant space. In addition, the Police Department has not received any complaints caused by the subject restaurant due to the service of beer and wine within the last year.

The Circulation Element identifies Victory Boulevard as minor arterial street that is fully developed and can adequately handle the existing traffic circulation around the site. Raymond Avenue and Western Avenue both serve the adjacent residential neighborhoods in the area and where the subject site is located. The applicant's request to allow the sales, service and consumption of a full line of alcoholic beverages at a full service restaurant for on-site consumption is not anticipated to create any negative traffic-related impacts on Victory Boulevard over and above the existing conditions.

D. That adequate public and private facilities such as utilities, landscaping, parking spaces and traffic circulation measures are or will be provided for the proposed use.

Adequate public and private facilities such as utilities, landscaping, parking spaces, and traffic circulation measures are provided for the proposed use. The applicant is proposing to operate the full-service restaurant in the existing manner; therefore, it is not anticipated there will be an increase in demand for public or private facilities. Victory Boulevard is identified as a Minor Arterial which can adequately handle the existing traffic circulation around the site. The on-site sales, service, and consumption of a full line of alcoholic beverages is not anticipated to intensify traffic circulation or parking demand, as it is ancillary to the primary restaurant use.

REQUIRED ADDITIONAL FINDINGS OF FACT FOR AN AUP FOR ALCOHOL SALES, SERVICE AND CONSUMPTION:

That all the criteria set forth in Section 30.49.030 (E) to be considered in making the findings in subsection A through D. above have all been met and thoroughly considered:

- 1) That such use will not tend to intensify or otherwise contribute to the adverse impacts on the surrounding area caused by over concentration. The Glendale Police Department noted no concerns with this proposal as noted in Finding B above.

- 2) That such use will not tend to encourage or intensify crime within the district. No evidence has been presented which would indicate that a full-service restaurant with the sales, service, and consumption of a full line of alcoholic in this location has or would encourage or intensify crime within the district as noted in Finding B above.
- 3) That such use will not adversely impact any other uses within the surrounding area (church, public or private schools or college, day care facility, public park, library, hospital or residential use). As noted in Finding C above, there is one public facility within the immediate area of the subject site, Benjamin Franklin Elementary School, located at 1610 Lake Street (about 0.3 miles east). While this public institution is located nearby, the low-intensity nature of the on-site consumption of alcoholic beverages would not negatively impact these facilities in the way that other establishments like a tavern, bar, or nightclub would. Additionally, the project is conditioned to ensure the function of this full-service restaurant is in compliance with all municipal codes and state law. The on-site sales, service and consumption of a full line of alcoholic beverages is not anticipated to adversely impact other neighboring uses in this area.
- 4) That the proposed use satisfies its transportation or parking needs as described in Finding D above because adequate access and parking are available to serve this use.
- 5) That notwithstanding consideration in subsections 1 through 4 above, the operation of a full-service restaurant with the sales, service and consumption of a full line of alcoholic beverages for on-site consumption does serve a public convenience for the area because it serves local residents, businesses, and the surrounding community as evidenced by a full-service restaurant at this location for the past 49 years. Conditions placed on the approval of the project will ensure that it will not adversely impact nearby businesses and residential uses.

For more information or to submit comments, please contact the case planner, Danny Manasserian, at 818-937-8159 or dmanasserian@glendaleca.gov.

ATTACHMENT:

1. Location Map
2. Reduced Plans
3. Departmental Comments

LOCATION MAP
SCALE: 1" = 100'

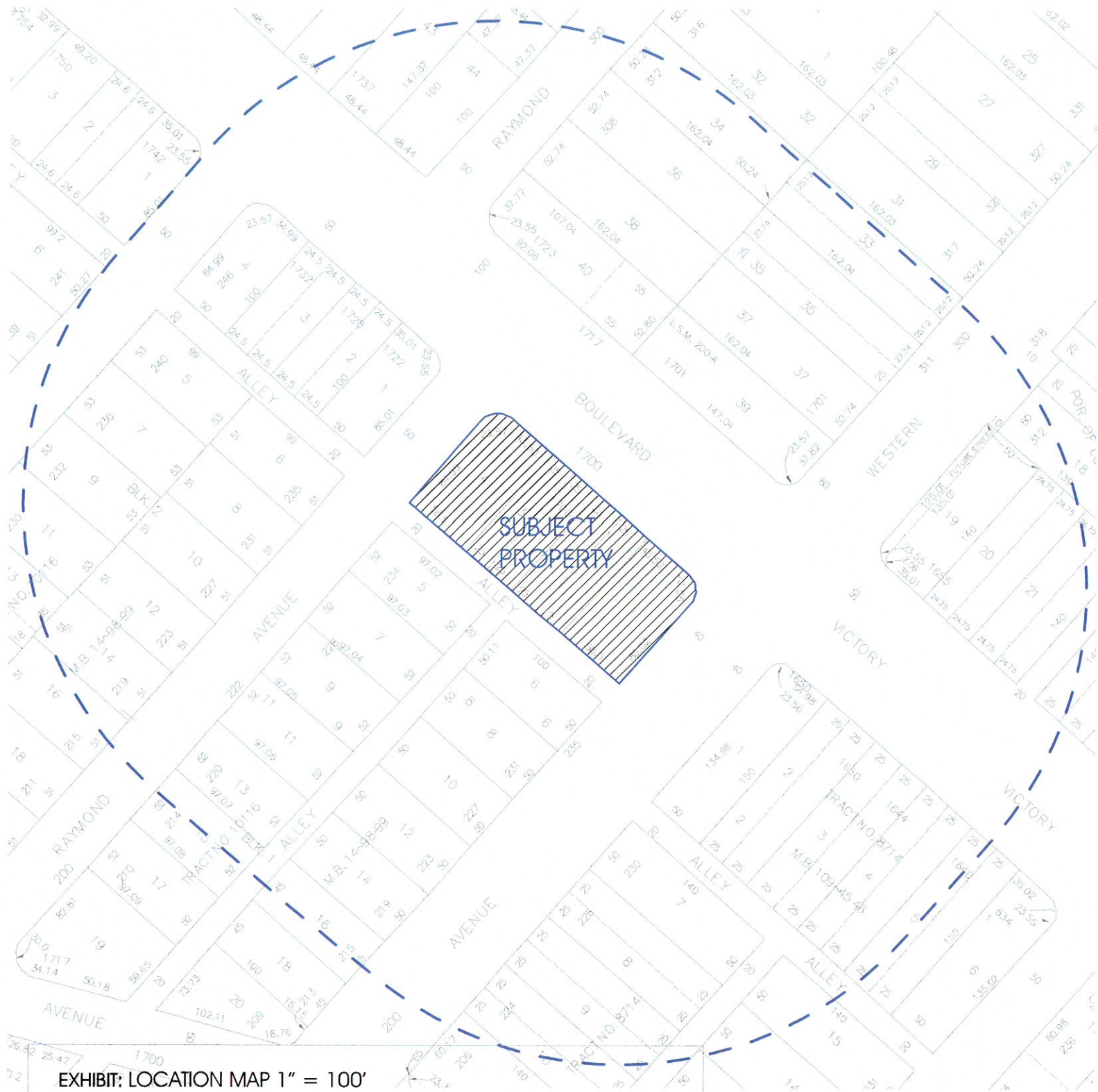


EXHIBIT: LOCATION MAP 1" = 100'

CASE NUMBER:

APPLICANT: ANI MNATSAKANIAN 409 IRVING DR. BURBANK, CA 91504

OWNER: TIGRAN ELCHYAN 1714 VICTORY BLVD. GLENDALE, CA 91201

— — — 300' RADIUS

PROJECT: 1714 VICTORY BLVD. GLENDALE, CA 91201

ARCHDESIGN
& CONSTRUCTION

LEGEND

- BUILDING
- HARDSCAPING/PARKING
- LANDSCAPING

SITE INFORMATION

TENANTS:
 7 DAYS LIQUOR STORE-
 1700 VICTORY BLVD.
 7100 SQ. FT.
 THRIFTY WASH-
 1700 VICTORY BLVD.
 600 SQ. FT.
 VICTORY CLEANERS-
 1700 VICTORY BLVD.
 600 SQ. FT.
 AL'S BARBER SHOP-
 1700 VICTORY BLVD.
 600 SQ. FT.
 MAZI SALON-
 1700 VICTORY BLVD.
 125 SQ. FT.
 Q NAILS & SPA-
 1710 VICTORY BLVD.
 1336 SQ. FT.
 SUSHI NISHI YA-
 1712 VICTORY BLVD.
 1250 SQ. FT.
 KALINKA RESTAURANT-
 1714 VICTORY BLVD.
 1700 SQ. FT.

PROJECT DATA

A/P/C: 10/1/16
 TRACT NO.: 1,2,3 AND 4 BLK 1
 LOT: 10-13
 ZONE: OLC-3
 LOT AREA: 21,782 SQ. FT.
 BUILDING AREA: 9,167 SQ. FT.

- NOTE:
1. ALL EXISTING PARKING TO REMAIN.
 2. NO PROPOSED PARKING.
 3. ALL EXISTING LANDSCAPING TO REMAIN.
 4. NO PROPOSED LANDSCAPING.

ARCH-DESIGN
 & CONSTRUCTION CO., INC.

TEL (818) 517-5224

409 B-100 DR.
 BURBANK, CA 91504

KALINKA RESTAURANT
 AUP FOR LIQUOR LICENSE FOR KALINKA RESTAURANT
 1714 W. VICTORY BLVD., GLENDALE, CA 91201

ALL INFORMATION OF RECORD, AL-
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 SUPPLY FOR THE PROJECT OF
 ARCH-DESIGN & CONSTRUCTION, INC.
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 OR OTHER PROFESSIONAL PERSONNEL
 EMPLOYED BY ARCH-DESIGN & CONSTRUCTION,
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CONTRACTOR TO VERIFY ALL
 DIMENSIONS, CONDITIONS, ETC.
 PRIOR TO THE BEGINNING OF THE
 SITE PREPARATION WORK.

REVISIONS

NO.	ISSUE	BY

CHECKED BY: ADP
 CHECKED DATE: 10/1/16
 DESIGNED BY: ADP
 DATE: 10/1/16
 DRAWN BY: ADP
 DATE: 10/1/16

SHEET NUMBER

A-0

OF SHEETS

1 SITE PLAN

Scale: 1/8"=1'-0"

EXHIBIT: PLOT PLAN - COLORED 1/8" = 1'-0"
 CASE NUMBER:
 APPLICANT: ANI MONTAGNAN 409 B-100 DR. BURBANK, CA 91504
 OWNER: IRSHAN ELCHIAN 1714 VICTORY BLVD. GLENDALE, CA 91201

VICTORY BLVD.

WESTERN AVE.

ALLEY

217'-0"

7 DAYS LIQUOR STORE

THRIFTY WASH

VICTORY CLEANERS

AL'S BARBER SHOP

MAZI SALON

Q NAILS & SPA

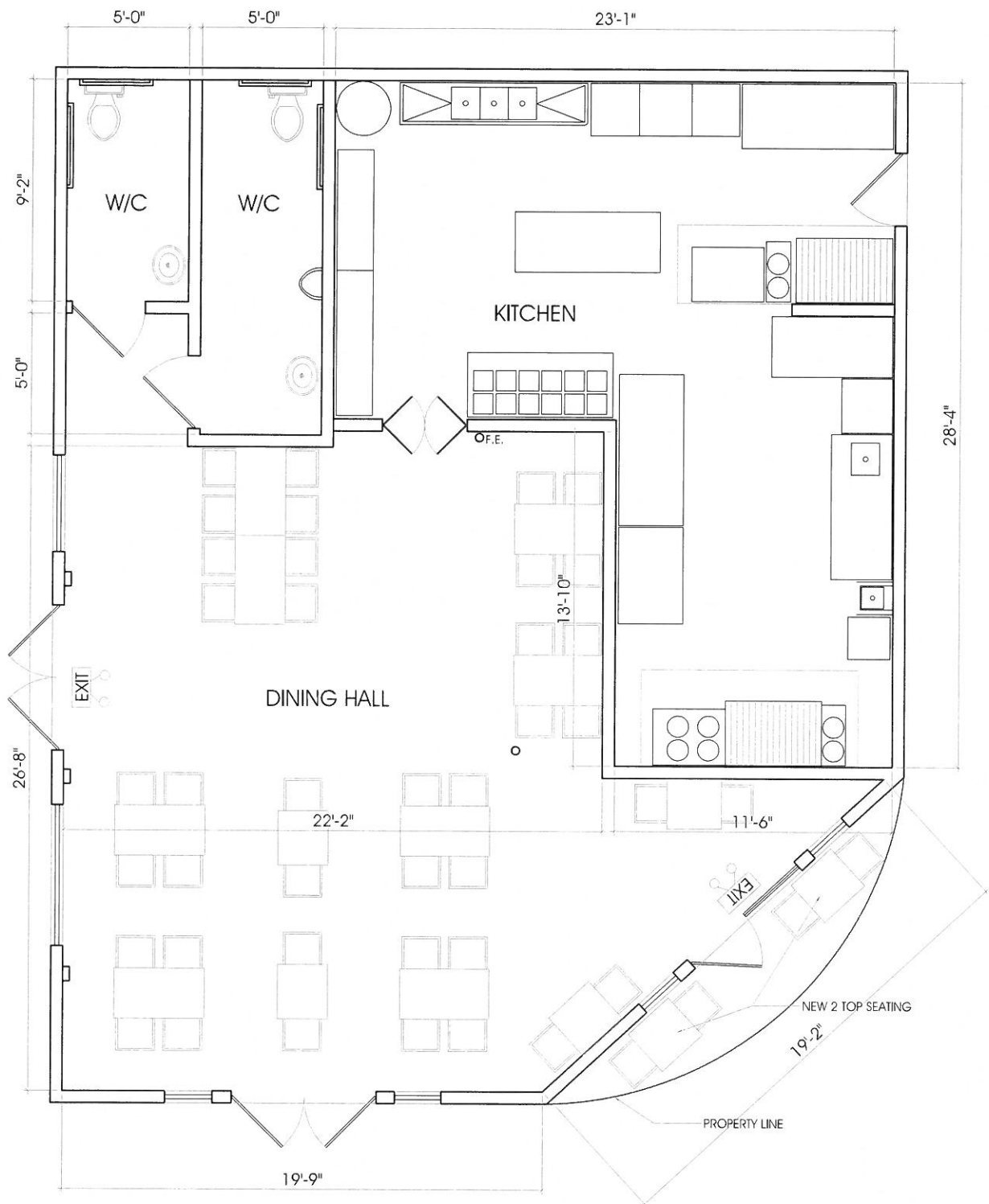
EX. LANDSCAPING

SUSHI NISHI YA

EXISTING PARKING
(NO CHANGE)

KALINKA RESTAURANT

217'-0"



1

FLOOR PLAN

Scale: 1/4":1'-0"

EXHIBIT: FLOOR PLAN
CASE NUMBER:
APPLICANT: ANI MNATSAKANIAN 409 IRVING DR. BURBANK, CA 91504
OWNER: TIGRAN ELCHYAN 1714 VICTORY BLVD. GLENDALE, CA 91201

CITY OF GLENDALE
INTERDEPARTMENTAL COMMUNICATION
Community Development Department
Request for Comments Form (RFC)

DATE: April 10, 2020

DUE DATE: April 24, 2020

NOTE: If project comments are not received by the due date, it will be assumed that your department has no comments.

FROM: Danny Manasserian, Planning Associate **Tel. #** X8159

PROJECT ADDRESS: 1714 Victory Boulevard (Kalinka Russian Cuisine)

Applicant: Ani Mnatsakanian

Property Owner: Tigran Elchyan

PROJECT DESCRIPTION: On site sales, service, and consumption of a full line of alcohol beverages at an existing full-service restaurant (expansion from beer and wine to full alcohol).

PLEASE CHECK:

<p><u> </u> A. CITY ATTORNEY</p> <p><u> </u> B. COMMUNITY DEVELOPMENT:</p> <p><u> X </u> • (1) Building & Safety</p> <p><u> </u> • (2) Economic Development</p> <p><u> </u> • (3) Housing</p> <p><u> X </u> • (4) Neighborhood Services</p> <p><u> </u> • (5) Planning & Urban Design EIF/Historic District</p> <p><u> </u> D. COMMUNITY SERVICES/PARKS:</p> <p><u> </u> E. FIRE ENGINEERING (PSC)</p> <p><u> </u> F. GLENDALE WATER & POWER:</p> <p><u> </u> • (1) Water</p> <p><u> </u> • (2) Electric</p>	<p><u> </u> G. INFORMATION SERVICES (Wireless Telecom)</p> <p><u> </u> H. PUBLIC WORKS (ADMINISTRATION):</p> <p><u> </u> • (1) Engineering & Land Development</p> <p><u> </u> • (2) Traffic & Transportation</p> <p><u> </u> • (3) Facilities (city projects only)</p> <p><u> </u> • (4) Integrated Waste</p> <p><u> </u> • (5) Maintenance Services/Urban Forester</p> <p><u> X </u> J. GLENDALE POLICE</p> <p><u> X </u> K. OTHER:</p> <p><u> </u> • (1) STATE-Alcohol Beverage Control (ABC)</p> <p><u> </u> • (2) Tribal Consultations (EIFs)</p> <p><u> </u> • (3) City Clerk's Office</p>
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ENTITLEMENT(S) REQUESTED

Variance Case No.:
AUP/CUP Case No.: PAUP1923359
ADR/DRB Case No.:

Tentative Tract/Parcel Map No.:
Zone Change/GPA:
Other:

**INTER-DEPARTMENTAL COMMUNICATION
PROJECT CONDITIONS AND COMMENTS**

Project

Address: 1714 Victory Boulevard

Project

Case No.: PAUP1923359

If project comments are not received by the due date, it will be assumed that your department has no comments.

NOTE: Your comments should address, within your area of authority, concerns and potentially significant adverse physical changes to the environment regarding the project. You may also identify code requirements specific to the project, above and beyond your normal requirements. Applicant will be informed early in the development process. You may review complete plans, maps and exhibits in our office, MSB Room 103. We appreciate your consideration and look forward to your timely comments. Please do not recommend APPROVAL or DENIAL. For any questions, please contact the Case Planner ASAP, so as not to delay the case processing.

COMMENTS:

- ☐ This office DOES NOT have any comment.
- ☐ This office HAS the following comments/conditions. ☐ (See attached Dept. Master List)

Date: April 13, 2020

Print Name: Jeff Newton

Title: Lieutenant **Dept.** Police **Tel.:** 818-937-8598

a. ADDITIONAL COMMENTS:

- ☐ 1. Applicant Ani Mnatsakanian is in the process of obtaining an Administrative Use Permit for on-site sales, service and consumption of a full line of alcohol beverages at an existing full-service restaurant (expansion from beer and wine to full alcohol) located at 1714 Victory Boulevard DBA Kalinka Russian Cuisine.

Kalinka Russian Cuisine is located in census tract 3016.02 which allows for 3 On-Sale establishments. Kalinka is the only license in this tract. Based on arrests and Part 1 crime statistics for census tract 3016.02 in 2019, there were 104 crimes, 40% below the city wide average of 167.

Within the last calendar year there were no calls for police service at the location. I ran the applicant's name in house with no results.

Per the ABC website, Kalinka Russian Cuisine has "active" Type 41 liquor license (On-Sale Beer and Wine – Eating Place), license #602534.

b. CASE SPECIFIC CODE REQUIREMENTS: (these are not standard code requirements)

- ☐ 1.

c. SUGGESTED CONDITIONS: (may or may not be adopted by the Hearing Officer)

1. ☐ At all times when the premises are open for business, the service of any alcoholic beverage shall be made only in the areas designated with an ABC license. Consumption of alcoholic beverages will only be on those same licensed areas.
2. Sales, service or consumption of alcoholic beverages shall be permitted only between the hours of _____ to _____ each day of the week (*hours to be determined by the Planning / Zoning Administrator – week night and weekend restrictions may be considered*).
3. No patron to any of the business establishments will be allowed to bring into any establishment or maintain in the establishments, any alcoholic beverage unless that alcoholic beverage was purchased within that same establishment unless the facility has an established corkage policy allowing and regulating such.
4. The restaurant shall remain open to the public during business hours. If the establishment has a private party during normal business hours, the restaurant still needs to remain open for business to regular customers.
5. That the proprietor and his/her employees shall make an active and conscientious effort to keep customers and employees from trespassing on other nearby properties or otherwise making disturbances in the area.
6. Those premises may be utilized for banquets, private parties, or other events, provided that all events comply with the provisions of the applicant's Alcoholic Beverage Control license, and provided they have appropriate Conditional Use Permits and Use Variances if required.
7. There shall be no video machine maintained upon the premises.
8. Dancing is only allowed on the premises in designated dance floor areas, with a proper "Dance" permit.
9. No live entertainment is permitted without a "Live Entertainment Permit". No karaoke, no bikini activities or events, no lingerie activities or events, no swimwear activities or events, nor any similar activities or events be allowed where partial clothing of male or female entertainment is provided.
10. Music or noise shall be contained within the edifice of the establishment. The business shall comply with all state and local laws and ordinances concerning excessive noise and disturbing the peace.
11. The front and back doors of the establishment shall be kept closed at all times while the location is open for business, except in case of emergency.
12. An establishment that primarily provides for the on-premises sale, serving and consumption of alcoholic beverages and that derives more than fifty (50) percent of gross revenues from the sale of alcoholic beverages is by definition of the code a "tavern" and requires approval of a separate conditional use permit. Taverns include bars, pubs, cocktail lounges and similar establishments.

13. Any establishment serving alcoholic beverages which has a dance floor of greater than 200 square feet is considered a nightclub and will require a separate conditional use permit.
14. The sale of beer, wine, and/or distilled spirits for consumption off the premises is strictly prohibited.
15. The Manager and or Staff should be proactive in the enforcement of the City of Glendale Clean Air Act.